

(J.B. Mack) 9/5/52 (Sat) - 3:00 PM 4:35

(J.B. Mack) Columbus O.

1140' (1) from our present store.

Kobacker (30,000 sq. ft.) next door, lease signed (Benton Street)

" Has 11 stores in N.W. dist. #33 AM in 51.

Store to be 98' x 110' - air-cond., no stool flr. - Krueger responsible for K' work.

Est. sales - 380M; est. prof. - 24,736 (6.5%)

Constr. cost est. 144M.

1039' of str. (Big Base, address + Krueger - 3 super markets here.)

Take it.

Columbus - "Northern Lites" development - shopping ctr. - (N.W. section of Columbus)

on SC Hwy (Cleveland, Columbus, Cincinnati)

address, Grayburg, Walgreen. (to have large store)

N.W. prot. to be in 1/2

J.C. Barney to be in.

70' x 150'.

1125' of business frontage

New store - Kr. responsible for K' work - 72' x 150' - 15 stool jr. flr. - air-cond.

Est. sales - 395M; est. prof. - 25,494

" Constr. cost - 145M.

1065' of str.

Rent - 15,000 min. vs. 4% of gross sales over 300M - 4% of

95M = 3500

min. rent = 15,000

We want a store of abt. 1500' of str. - 100' x 150'

try to get exclusive store of 1900', at min. rent of 25,000.

(K removed)

(J.B. Mack) 9/5/52 (Sat)

Roseville, Mich. (NW corner Bariat + 10 1/2 mi Rd) - (J.B. Mack) 74

16M+ pop. here.

(E. Det. has 2.1M pop.)

Red. Dept. store to be in w/ 10,000 sq. ft.

Super market

Drug store (Kaiser)

- 73' x 150' for variety store (= 1089' of str.)

We have exclusive. (We sh. have abt. 12 to 1300' str. here + 7.5%.)

Est. sales - 340M; est. prof. = 919M.

" Constr. cost - 146M.

15 stool jr. bar flr.

Take it.

Livonia Park, Mich. (East St. + Emmons Blvd) - (J.B. Mack)

74' x 150' - 1130' of str. development.

Est. sales - 330M; est. prof. - 18M.

" Constr. cost - 146M.

New store - owners job - Kr. resp. for K' work - 15 stool jr. flr. - air-cond.

B.F. Smith store here w/ a hardware store (did 28M in 50.)

74 x 146.

Rent 15,000 min. + 5% over 300M - 5% of 300M = 1500.

try to get 4% of sales rent; or get min. down to 12,000. (24K)

Do some trading.

up to J.B. - work up some deal - J.B. Mack

What do you honestly think

of Mary's engagement ring?

Wynandotte (Benton Rd + Erie St) (Division)

New Development (prop. owned by Red. Dept. Stores)

Red. Dept. store to be here.

Seas will have a store

We can have exclusive abt. 10 miles from Benton, same from Wynandotte.

